

**LEGAL DESCRIPTION:**

Situated within the corporate limits of the City of Bonham, Fannin County, Texas, a part of the Bailey English Survey, Abstract 560; also being part of a tract of land conveyed to Henry W. Lovelace by deed recorded in Volume 538, Page 712 of the Fannin County Deed Records; also being all of three tracts of land conveyed to Henry W. Lovelace by deeds recorded in Volume 474, Page 373, Volume 566, Page 888 and Volume 686, Page 466, of the Fannin County Deed Records, and being further described as follows:

Beginning at a point in the South Line of Sam Rayburn Drive(State Highway 56), at the Northwest corner of the tract described in V.474, P.373; Thence South 89 Degrees 57' 03" East with said South line, at 84.50 feet passing the Northwest corner of the tract recorded in V.538, P.712, continuing in all a distance of 94.50 feet to a point for corner. Thence south 00 Degrees 09' 04" East a distance of 124.86 feet to a point in the South line of the tract recorded in V.538, P.712 and North line of the tract recorded in V.566, P.888; Thence South 89 Degrees 53' 20" East with said common line a distance of 43.64 feet to a point at the most Easterly Northeast corner of the tract recorded in V.566, P.888; Thence South 01 Degrees 01' 56" East a distance of 155.86 feet to a point at the Southeast Corner of the tract recorded in V.566, P.888; Thence South 88 Degrees 23' 12" West a distance of 137.35 feet to a point at the Southwest corner of the tract recorded in V.686, P.466; Thence North 00 Degrees 48' 02" West a distance of 284.75 feet to the place of beginning, and containing 0.765 acre of land.